Karen Johnson Davidson County
Batch# 811178 AFFIDAVITH
02/24/2022 02:04:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220224-0021330

This Instrument was Prepared by:
Southern Title, LLC
145 Anderson Lane, Suite C
Hendersonville, TN 37075

AFFIDAVIT OF HEIRSHIP
OF
Thomas E. Seay

STATE OF TENNESSEE
COUNTY OF Davidson

Comes now each of the undersigned, being duly sworn, this 7 day of February, 2022, and makes oath that the following statements are true and accurate:

1. That the undersigned is a long time family friend of the decedent and has known the decedent and/or his family for approximately 20 years.

2. That Thomas E. Seay died intestate on 10/7/21.

3. That Thomas E. Seay was unmarried at the time of his death.

4. The decedent had six children either by birth or adoption, and no deceased children.

5. That Nalawn Ganaway, Thomas Russell, Markeshia Ellis, Marcus Ellis, Thomas Fields and John E. Seay, II, children of Thomas E. Seay, are the heirs at law of Thomas E. Seay.

6. That the heirs at law are at least 18 years of age and of sound mind and disposition.

That Affiant acknowledges and agrees that all statements and representations in this Affidavit will be relied upon by a title underwriter in the issuance of its title policy covering the premises described as follows:

LAND in Davidson County, Tennessee, being Lot No. 26 on the Plan of Cumberland Gardens, as of record in Book 2900, pages 3 and 4, Register's Office for said County, described as follows:

Beginning on the southerly margin of Aspen Drive at the corner of Lots Nos. 26 and 27; thence with the line between said two lots southwardly 95.65 feet to the corner of Lots Nos. 25, 26, and 27; thence with the line between said Lots Nos. 25 and 26 westwardly 100.2 feet to the easterly margin of 28th Avenue, North; thence with same northwardly 82 feet to the beginning of a curve; thence around said curve with a radius of 20 feet northeastwardly 31.42 feet to the southerly margin of said Aspen Drive; thence with same eastwardly 95 feet to the beginning.

Property Address: 1818 28th Avenue North, Nashville, TN 37208.

Affiant further understands that whoever willfully, corruptly and falsely swears to any statement in any such affidavit know by such person to be false, or about which such person does not have sufficiently definite knowledge to justify the making of such a sworn statement, and such statement is false, commits a Class E Felony (T.C.A. Section 30-2-712(f). Affiant also understands that these statements may be relied upon by a subsequent lender, settlement agent and or title underwriter/company for the purpose of proceeding with the closing of a loan as well. Affiant further agrees to indemnify any and all parties relying on the statements made herein, that incurs damages arising directly from any false or misleading statement herein made.

In Witness Whereof and in testimony hereto I have signed my name:

KENNETH JAMES PARSONS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Shalethia Leggs

STATE OF TENNESSEE)
COUNTY OF Davidson)

Subscribed and sworn to before me this 7 day of February, 2022.

KENNETH JAMES PARSONS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public
My Commission Expires: 11/6/2024

State of Tennessee
County of Davidson

Before me, the undersigned Notary Public, personally appeared Shalethia Leggs, who is known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand this 7 day of February, 2022.

Notary Public
My Commission Expires: 11/6/2024

Certificate of Authenticity

I, Holly A. Mason, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on February 11, 2022.

Affiant Signature

2/11/22
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 11th day of February, 2022.

Notary's Signature

(Notary Seal)

JACQUELINE G BROWN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 3-8-22